

# 34 Marrbridge Road, Moorabbin, Vic 3189

## Sold House

Monday, 14 August 2023

34 Marrbridge Road, Moorabbin, Vic 3189

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Area: 604 m2**

**Type: House**



Bianca Waddell  
0413087242



Peter Gourdouros

## Contact agent

Offering the allure of Moorabbin's every amenity only footsteps from home, this beautifully enhanced residence balances a combination of contemporary updates and original details to offer a fantastic foundation for first-timers, families or downsizers. A double-fronted 60's brick facade with aluminium windows hints at interior updates, before a combination of polished hardwood timber and Bamboo flooring filters across an entertaining-focused floorplan. Complementing a front formal lounge, a generous living and dining zone sits ready to host large-scale occasions maximised by a sensational alfresco with a pitched roofline and designated fire pit to the rear. Positioned to easily service all interior zones, two recently renovated family bathrooms balance a modern kitchen, well-equipped with a 900mm Westinghouse cooktop and oven, and breakfast bar. Recently upgraded, evaporative cooling and gas ducted heating systems provide premium comfort across the seasons, whilst dual window coverings within each of the three robed-bedrooms promises day and night privacy. Furthered by a single car garage with up to four additional off-street parking bays, the well-kept landscape offers a striking first impression before the rear showcases a leafy periphery ideal for private enjoyment. Freshly painted interiors, a recent roof respray and front garden lighting all enhance the home's modern sense, whilst an address close to a choice in primary and secondary education, retail and public transport ensures a convenient lifestyle moments from the city's fringe.